



PROVIDENCE REDEVELOPMENT AGENCY

MEETING INFORMATION

Location

Conference Room – 1st floor

Department of Planning &
Development

444 Westminster Street

Providence, RI 02903

Time

4:00 p.m.

Agency Members

James V. DeRentis, Chair

Cliff Wood, Vice Chair

Jesse Kenner, Member

Julius O. Kolawole, Member

Yahaira Placencia, Member

Nicholas J. Narducci, Jr.,
Councilman

Bryan Principe, Councilman

Mayor Angel Tavares, Ex-Officio

Important Information

The Agency's offices are handicapped accessible. Individuals requesting interpreter services for the hearing impaired must notify the Office of the Clerk at 421-7740, Extension 248, forty-eight (48) hours in advance of the hearing date. This notice constitutes official public notification of the subject meeting.

This notice was posted August 8, 2014.

AGENDA – AUGUST 14, 2014

OPENING SESSION

1. CALL TO ORDER AT 4:00 P.M.
2. ROLL CALL
3. MOTION TO APPROVE JULY 10, 2014 MINUTES

BILLS AND COMMUNICATIONS

4. MOTION TO APPROVE INVOICE- DARROW EVERETT LLP- LEGAL- \$13,000.00.
5. MOTION TO APPROVE INVOICE- RDW GROUP- COMMUNICATIONS- \$3,000.00.
6. MOTION TO APPROVE INVOICE- LAW OFFICE OF JOHN M. BOEHNERT FOR THE MONTH OF JULY- \$3,300.00.
7. MOTION TO APPROVE INVOICE- SCHECTMAN HALPERIN SAVAGE, LLP- FLYNN SCHOOL FOR THE MONTH OF JUNE- \$8,075.00.
8. MOTION TO APPROVE INVOICE- SAGE ENVIRONMENTAL, INC.- WORK AT 498 PINE ST. AND 31 MYRTLE ST.- \$4,507.00.
9. MOTION TO APPROVE INVOICE- SPAIN ENVIORNMENTAL, INC. - BOMES THEATER- 2,600.00.
10. MOTION TO APPROVE INVOICE- VANASSE HANGEN BRUSTLIN INC. - WORK AT 345 HARRIS AVE. - \$3,556.47.
11. MOTION TO APPROVE INVOICE- ASG PLANNING- PROVIDENCE HOUSING TRUST/ PRA LOAN PROGRAM SUPPORT- NOT TO EXCEED \$6,080.39.
12. MOTION TO RATIFY INVOICE- BIANCO LANDSCAPING, LLC- SERVICES FOR JULY- \$1,200.00.

13. MOTION TO RATIFY INVOICE- BIANCO LANDSCAPING, LLC- SERVICES FOR AUGUST- \$4,780.00.

EXECUTIVE DIRECTORS REPORT

14. STATUS OF DISCUSSIONS WITH OASIS INTERNATIONAL REGARDING 600 BROAD ST.
15. STATUS OF NEGOTIATIONS WITH PROVPORT REGARDING LEASING OF LOT 288 AT THE PORT.
16. STATUS OF PROPERTY TAX ABATEMENTS ON PRA OWNED LOTS.
17. STATUS OF SALES OF PRA OWNED PROPERTIES:
 - A. PROPERTIES SOLD AND CLOSED.
 - B. PROPERTIES IN NEGOTIATION
 - C. PROPERTIES STILL ON MARKET.

NEW BUSINESS

18. MOTION TO APPROVE PREPARATION OF AMENDMENT TO DOWNTOWN REDEVELOPMENT PLAN.
19. MOTION TO APPROVE PREPARATION OF REDEVELOPMENT PLAN FOR HOSPITAL DISTRICT GENERALLY LOCATED AND BOUNDED BY OLDHAM ST. TO THE NORTH, TURNING SOUTHERLY ON PLAIN ST., TURNING WESTERLY ON DUDLEY ST., TURNING SOUTHERLY ON GAY ST., EASTERLY ON BLACKSTONE ST., TURNING SOUTHERLY ON PLAIN ST., TURNING WESTERLY ON PUBLIC ST., TURNING NORTHERLY ON PRAIRIE AVE. TO OLDHAM ST.
20. MOTION TO APPROVE RETENTION OF SERVICES OF THE URBAN LAND INSTITUTE (ULI) TO CONDUCT TECHNICAL ADVISORY SERVICES FOR THE PRA IN THE FALL OF 2014 IN THE FORM OF A TECHNICAL ADVISORY PANEL FOR COST NOT TO EXCEED \$10,000.00, WHICH WILL ASSIST PRA IN PREPARATION OF REDEVELOPMENT PLAN FOR HOSPITAL DISTRICT.
21. MOTION TO APPROVE EXECUTIVE DIRECTOR TO ENTER INTO NEGOTIATIONS WITH INTERESTED PARTIES FOR THE PURCHASE/SALE OF PROPERTY AT 804 BROAD ST. (PLAT 48 LOT 911), 808 BROAD ST. (PLAT 48, LOT 910), AND 814 BROAD ST. (PLAT 48 LOT 908) AND 48 NORWICH AVE. (PLAT 48 LOT 795) FOR MIXED USE RESIDENTIAL/COMMERCIAL RESPECTIVELY.
22. MOTION TO APPROVE PARTIAL TUITION PAYMENT IN THE AMOUNT OF \$1,800.00 FOR SEAN CREEGAN'S ENROLLMENT IN THE 2014 LEADERSHIP RHODE ISLAND PROGRAM.

23. MOTION TO APPROVE TWO YEAR LOAN OF UP TO \$100,000.00 TO SUPPORT RENOVATION OF 468 WEST FOUNTAIN ST. INTO A CAFÉ, SUBJECT TO TERMS AND CONDITIONS NEGOTIATED BY THE EXECUTIVE DIRECTOR.
24. MOTION TO APPROVE SERIES RESOLUTION AUTHORIZING THE ISSUANCE AND SALE OF TAXABLE LEASE REVENUE REFUNDING BONDS (UMICORE PROJECT), 2014 SERIES 1 IN THE AGGREGATE PRINCIPAL AMOUNT NOT TO EXCEED \$3,500,000.
25. MOTION TO APPROVE AND AUTHORIZE THE EXECUTION AND DELIVERY OF A BOND PURCHASE AGREEMENT TOGETHER WITH OTHER MATTERS, AGREEMENTS AND DOCUMENTS IN CONNECTION THEREWITH IN ORDER TO EFFECTUATE THE SALE OF THE 2014 SERIES 1 BONDS, INCLUDING WITHOUT LIMITATION THE EXECUTION AND DELIVERY OF AN AMENDED AND RESTATED LEASE BY AND BETWEEN THE AGENCY AND UMICORE USA INC. WITH RESPECT TO 50 SIMS AVENUE.

ADJOURNMENT